



200208300099

Skagit County Auditor

8/30/2002 Page 1 of 8 11:10AM

**BOUNDARY LINE ADJUSTMENT AGREEMENT**

The owner, assigns and/or heirs convey by Boundary Line Adjustment that portion of Lot 1, Short Plat No. PL01-0579 as described in the legal description titled "Exhibit A" LEGAL DESCRIPTION to Short Plat No. 45-73 as described in "Exhibit E" LEGAL DESCRIPTION. The owner, assigns and/or heirs of Lot 1, Short Plat No. PL01-0579 reserves an exclusive easement for ingress, egress and utilities over, across, under and through said parcel.

The above described property will be combined or aggregated with contiguous property owned by the purchaser. This boundary adjustment is not for the purpose of creating an additional building lot.

**OWNER'S CONSENT**

P 27572 P 27569

Know all men by these presents that the undersigned owners certifies that the Boundary Line Adjustment is made as a free act and deed, in witness whereof we have hereunto set our hand and seals this 16 day of August, 2002.

OWNER: John G. Thomas  
John G. Thomas

OWNER: Sandra L. Thomas  
Sandra L. Thomas

State of Washington

County of Skagit

BOUNDARY ADJUSTMENT  
Reviewed and approved  
in accordance with S.C.  
Code Chapter 14.18

Trace Roeder  
SKAGIT CO. PLANNING & PERMIT CNTR

Date: 8/26/2002

On this the 16th day of August, 2002, before me, the undersigned, personally appeared John G. and Sandra L. Thomas, to me known to be the individuals described in and who executed this instrument and acknowledged it as their free and voluntary act for the uses and purposes mentioned.

GIVEN UNDER MY HAND AND OFFICAL SEAL this 16th day of August, 2002

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
#38

JAN 03 2003

Amount Paid \$  
By [Signature] Skagit Co. Treasurer  
Deputy

Moran K. Ragan  
Notary Public in and for the State of  
Washington residing at Mount Vernon  
My appointment expires 8-1-06

# Exhibit A

Portion of Lot 1, Short Plat No. PL01-0579  
to be aggregated with  
Approved/Unrecorded Short Plat No. 45-73

## LEGAL DESCRIPTION

(Tract of Land being conveyed by Boundary Line Adjustment)


That portion of Lot 1, Short Plat No. PL01-0579, approved January 31, 2002 and recorded February 1, 2002 under Auditor's File No. 200202010016, records of Skagit County, Washington, and being a portion of the West Half (W ½) of the Southeast Quarter (SE ¼) of Section 22, Township 34 North, Range 4 East, W.M., described as follows:

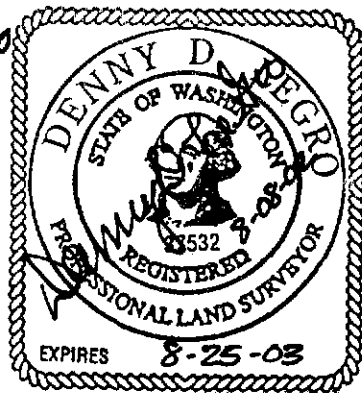
The North 30 feet of the East Half (E ½) of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section 22, Township 34 North, Range 4 East, W.M.; EXCEPT the East 30 feet thereof; and containing 19,290 square feet, more or less.

SUBJECT TO easements, reservations, restrictions, covenants and notes upon the face of said Short Plat No. PL01-0579 and other instruments of record including but not limited to the following instruments: 30 foot wide easement for road purposes over subject parcel by Auditor's File No. 407609; 10 foot wide power easement by Auditor's File No. 8409170077.

AND FURTHER SUBJECT TO an exclusive easement for ingress, egress and utilities over, across, under and through the subject parcel granted hereby, as a condition of Boundary Line Adjustment county approval, to the owner, assigns and/or heirs of Lot 1 of said Short Plat No. PL01-0579, Less that portion thereof lying within the North 30 feet of the East Half (E ½) of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of said Section 22.

Situate in the County of Skagit, State of Washington.

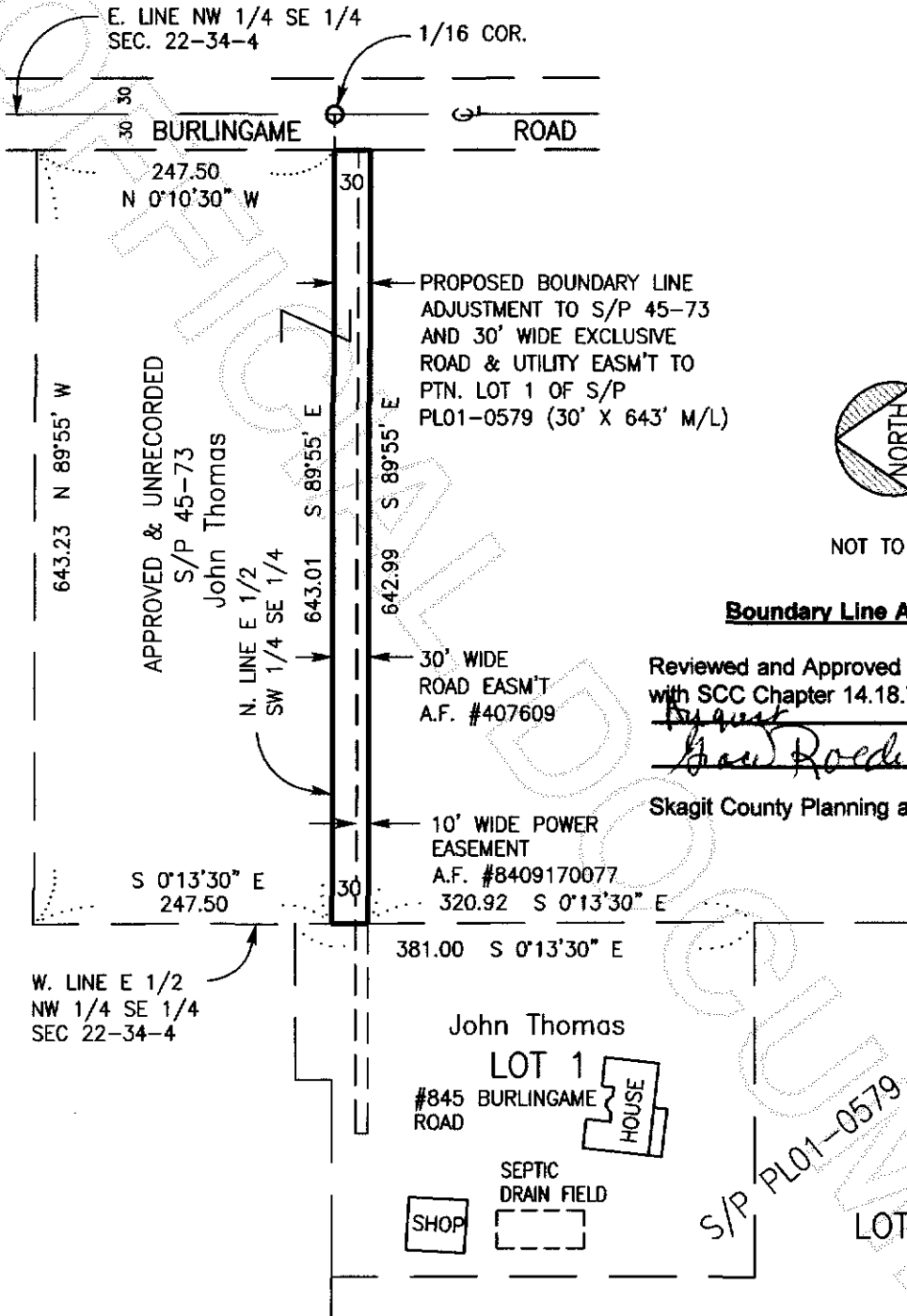
  
DENNY D. LEGRO  
Registered Professional  
Land Surveyor  
License No. 37532  
Date: August 8, 2002



200208300099  
Skagit County Auditor

# EXHIBIT B

## PROPOSED BOUNDARY LINE ADJUSTMENT MAP



### Boundary Line Adjustment

Reviewed and Approved in Accordance with SCC Chapter 14.18.700 on August 26, 2002.

*Scott Roeder*  
Skagit County Planning and Permit Center

PREPARED BY:  
LEGRO & ASSOCIATES  
815 CLEVELAND AVENUE  
MOUNT VERNON, WA 98273  
PHONE: (360) 336-3220



200208300099  
Skagit County Auditor

## Exhibit C

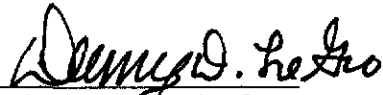
Lot 1, Short Plat No. PL01-0579  
Before Boundary Line Adjustment

### LEGAL DESCRIPTION

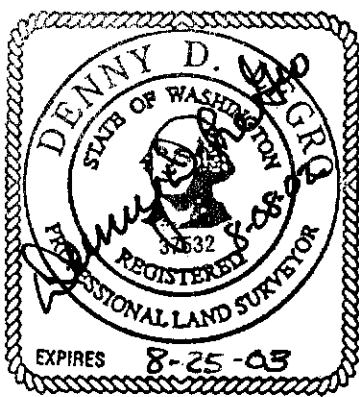
Lot 1, Short Plat No. PL01-0579, approved January 31, 2002, and recorded February 1, 2002 under Auditor's File No. 200202010016, records of Skagit County, Washington, and being a portion of the West Half (W 1/2) of the Southeast Quarter (SE 1/4) of Section 22, Township 34 North, Range 4 East, W.M.

SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants and notes upon the face of said Short Plat No. PL01-0579 and other instruments of record including but not limited to the following instruments: 30 foot wide easement for road purposes over subject parcel by Auditor's File No. 407609; 10 foot wide power easement by Auditor's File No. 8409170077.

Situate in the County of Skagit, State of Washington.



DENNY D. LEGRO  
Registered Professional  
Land Surveyor  
License No. 37532  
Date: August 8, 2002



200208300099

Skagit County Auditor

8/30/2002 Page 4 of 8 11:10AM

## Exhibit D

Lot 1, Short Plat No. PL01-0579  
After Boundary Line Adjustment

### LEGAL DESCRIPTION

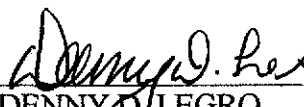
Lot 1, Short Plat No. PL01-0579, approved January 31, 2002, and recorded February 1, 2002 under Auditor's File No. 200202010016, records of Skagit County, Washington, and being a portion of the West Half (W ½) of the Southeast Quarter (SE ¼) of Section 22, Township 34 North, Range 4 East, W.M.

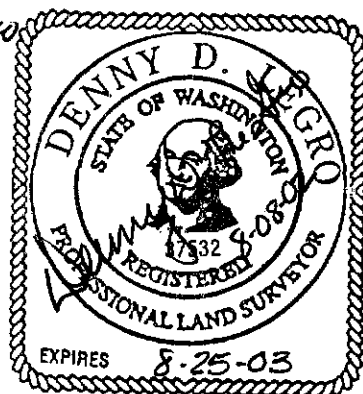
LESS the North 30 feet of the East Half (E ½) of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section 22, Township 34 North, Range 4 East, W.M.; EXCEPT the East 30 feet thereof; and containing 19,290 square feet, more or less.

SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants and notes upon the face of said Short Plat No. PL01-0579 and other instruments of record including but not limited to the following instruments: 30 foot wide easement for road purposes over subject parcel by Auditor's File No. 407609; 10 foot wide power easement by Auditor's File No. 8409170077.

AND FURTHER SUBJECT TO AND TOGETHER WITH an exclusive easement for ingress, egress and utilities over, across, under and through that portion of Lot 1 of said Short Plat No. PL01-0579 lying within the North 30 feet of the East Half (E ½) of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of said Section 22.

Situate in the County of Skagit, State of Washington.

  
DENNY D. LEGRO  
Registered Professional  
Land Surveyor  
License No. 37532  
Date: August 8, 2002



200208300099  
Skagit County Auditor

## Exhibit E

Approved/Unrecorded Short Plat No. 45-73  
Before Boundary Line Adjustment

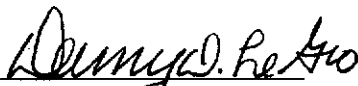
### LEGAL DESCRIPTION

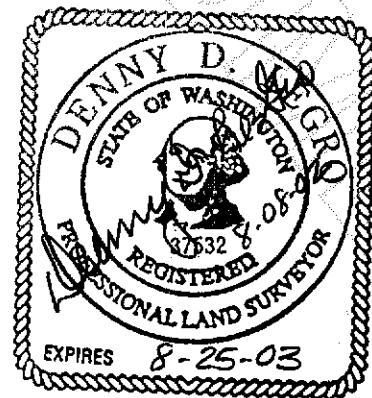
That portion of the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 22, Township 34 North, Range 4 East, W.M., also referred to as unrecorded Short Plat No.45-73, approved October 1, 1973 by the Short Plat Administrator for Skagit County, Washington, and being more particularly described as follows:

Commencing at the East quarter corner of said Section 22; thence due West along the East-West centerline of said Section 22, a distance of 1348.32 feet to the Northeast corner of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22; thence S  $0^{\circ}10'30''$  E along the East line of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22, a distance of 1073.40 feet; thence N  $89^{\circ}55'$  W, a distance of 30.00 feet to the Westerly margin of the Burlingame Road No. 7655, and the TRUE POINT OF BEGINNING; thence continuing N  $89^{\circ}55'$  W, a distance of 643.23 feet to the West line of the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22; thence S  $0^{\circ}13'30''$  E along the West line of the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22, a distance of 247.50 feet to the South line of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22; thence S  $89^{\circ}55'$  E along the South line of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22, a distance of 643.01 feet to the Westerly margin of said Burlingame Road; thence N  $0^{\circ}10'30''$  W along the Westerly margin of said Burlingame Road, a distance of 247.50 feet to the True Point Of Beginning.

SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants and other instruments of record including but not limited to the following instrument: a mound fill system installation conditional agreement with Skagit County by that instrument recorded July 17, 1985 under Auditor's File No. 8507170025, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

  
DENNY D. LEGRO  
Registered Professional  
Land Surveyor  
License No. 37532  
Date: August 8, 2002



200208300099  
Skagit County Auditor

## Exhibit F

Approved/Unrecorded Short Plat No. 45-73  
After Boundary Line Adjustment

### LEGAL DESCRIPTION

That portion of the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 22, Township 34 North, Range 4 East, W.M., also referred to as unrecorded Short Plat No.45-73, approved October 1, 1973 by the Short Plat Administrator for Skagit County, Washington, and being more particularly described as follows:

Commencing at the East quarter corner of said Section 22; thence due West along the East-West centerline of said Section 22, a distance of 1348.32 feet to the Northeast corner of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22; thence S  $0^{\circ}10'30''$  E along the East line of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22, a distance of 1073.40 feet; thence N  $89^{\circ}55'$  W, a distance of 30.00 feet to the Westerly margin of the Burlingame Road No. 7655, and the TRUE POINT OF BEGINNING; thence continuing N  $89^{\circ}55'$  W, a distance of 643.23 feet to the West line of the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22; thence S  $0^{\circ}13'30''$  E along the West line of the East  $\frac{1}{2}$  of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22, a distance of 247.50 feet to the South line of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22; thence S  $89^{\circ}55'$  E along the South line of the Northwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of said Section 22, a distance of 643.01 feet to the Westerly margin of said Burlingame Road; thence N  $0^{\circ}10'30''$  W along the Westerly margin of said Burlingame Road, a distance of 247.50 feet to the True Point Of Beginning.

TOGETHER WITH That portion of Lot 1, Short Plat No. PL01-0579, approved January 31, 2002 and recorded February 1, 2002 under Auditor's File No. 200202010016, records of Skagit County, Washington, and being a portion of the West Half (W  $\frac{1}{2}$ ) of the Southeast Quarter (SE  $\frac{1}{4}$ ) of Section 22, Township 34 North, Range 4 East, W.M., described as follows:

The North 30 feet of the East Half (E  $\frac{1}{2}$ ) of the Southwest Quarter (SW  $\frac{1}{4}$ ) of the Southeast Quarter (SE  $\frac{1}{4}$ ) of Section 22, Township 34 North, Range 4 East, W.M.; EXCEPT the East 30 feet thereof; and containing 19,290 square feet, more or less.

SUBJECT TO AND TOGETHER WITH easements, reservations, restrictions, covenants and notes upon the face of said Short Plat No. PL01-0579 and other instruments of record including but not limited to the following instruments: 30 foot wide easement for road purposes over subject parcel by Auditor's File No. 407609; 10 foot wide power easement by Auditor's File No. 8409170077; a mound fill system installation conditional agreement with Skagit County by that instrument recorded July 17, 1985 under Auditor's File No. 8507170025, records of Skagit County, Washington.



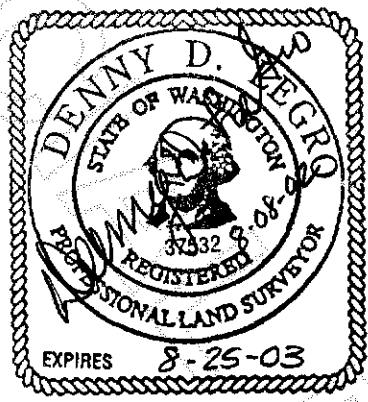
200208300099  
Skagit County Auditor


Exhibit F – Approved/Unrecorded Short Plat No. 45-73 After Boundary Line Adjustment  
Legal Description Continued:

AND FURTHER SUBJECT TO AND TOGETHER WITH an exclusive easement for ingress, egress and utilities over, across, under and through the South 30.00 feet of the above described tract of land, as a condition of Boundary Line Adjustment county approval, to the owner, assigns and/or heirs of Lot 1 of said Short Plat No. PL01-0579, Less that portion thereof lying within the North 30 feet of the East Half (E ½) of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of said Section 22.

Situate in the County of Skagit, State of Washington.

*Denny D. Legro*  
DENNY D. LEGRO  
Registered Professional  
Land Surveyor  
License No. 37532  
Date: August 8, 2002



  
200208300099  
Skagit County Auditor  
8/30/2002 Page 8 of 8 11:10AM